

A-24186

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Vol. 74 Page 3368

WARRANTY DEED

SUSAN R. JOHNSON, Grantor, conveys and warrants to
RICHARD J. McDOWELL and SANDRA J. McDOWELL, Grantees, the
following described real property free of all encumbrances,
except as specifically set forth herein:

Lot 10 in Block 4 of FIRST ADDITION TO MOYINA
MANOR, according to the official plat thereof
on file in the office of the County Clerk,
Klamath Falls, Oregon, and situate in Klamath
County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way
and easements of record and those apparent on
the land.
2. Rules, regulations and assessments of South
Suburban Sanitary District.
3. Reservations and restrictions contained in
the dedication of First Addition to Moyina
Manor as follows: "...subject to: (1) ease-
ments for future public utilities as shown on
the annexed plat; (2) building set-back lines
as shown on the annexed plat; (3) all easements
and reservations of record and additional restric-
tions as provided in any recorded protective cove-
nants."
4. Trust Deed, including the terms and provisions
thereof, given by Susan R. Johnson, a widow, as
grantor, to William Ganong, as trustee, for First
Federal Savings and Loan Association of Klamath
Falls, Oregon, a corporation, as beneficiary,
dated September 25, 1970, recorded September 25,
1970, in Vol. M70 page 8573, Microfilm records
of Klamath County, Oregon to secure the payment
of \$15,500.00, which Grantees agree to assume and
pay, holding Grantor harmless therefrom.

The true and actual consideration paid for this
conveyance is \$27,000.00.

WARRANTY DEED, PAGE ONE.

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FORM No. 633-WA

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WITNESS Grantor's hand this 11th day of March,
1974.

X Susan R. Johnson

STATE OF OREGON)
County of Klamath) ss.

Personally appeared SUSAN R. JOHNSON and acknowledged
the foregoing instrument to be her voluntary act and deed.
BEFORE ME this 11th day of March, 1974.

R. [Signature]
NOTARY PUBLIC FOR OREGON
My Commission Expires: July 22, 1974

Unless a change is requested, all tax statements shall
be sent to the following address:

First Federal Savings & Loan Assn.
538 Main Street
Klamath Falls, Oregon 97601

Ret: Royse Realty
1515 E. Main
City

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Klamath County Title Co
this 13th day of MARCH A. D. 1973 at 3:50 o'clock P. M., and
duly recorded in Vol. M 74, of DEEDS on Page 3368
FEE \$ 4.00
By Wm D. Milne County Clerk

WARRANTY DEED, PAGE TWO.

A-2415

FORM No. 632-WA
1967/50

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